

085.0

0006

0010.B

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

APPRAISED:

1,007,100 / 1,007,100

USE VALUE:

1,007,100 / 1,007,100

ASSESSED:

1,007,100 / 1,007,100

PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
14-16		PARK PL, ARLINGTON

Legal Description							User Acct
							54023
							GIS Ref
							GIS Ref
							Insp Date
							03/03/09

OWNERSHIP	Unit #:
Owner 1: DALEY WALTER G JR	
Owner 2:	
Owner 3:	
Street 1: 42 KINGS ROW	
Street 2:	

Twn/City: NORTH READING	St/Prov: MA	Cntry:	Own Occ: N
	Postal: 01864	Type:	

PREVIOUS OWNER
Owner 1:
Owner 2:
Street 1:
Twn/City:
St/Prov:
Postal:

NARRATIVE DESCRIPTION
This parcel contains .215 Sq. Ft. of land mainly classified as Two Family with a Multi- TnHs Building built about 1965, having primarily Vinyl Exterior and 3174 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 6 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R2 TWO FAMIL 100 water
o
n
Census: Exempt
Flood Haz:
D Topo
s Street
t Gas:

BUILDING PERMITS
Date Number Descrip Amount C/O Last Visit Fed Code F. Descrip Comment

ACTIVITY INFORMATION
Date Result By Name
3/3/2009 Measured 189 PATRIOT
1/24/2000 Measured 276 PATRIOT
1/24/2000 Mailer Sent
1/24/2000 Measured 276 PATRIOT
8/4/1993 AJS

LAND SECTION (First 7 lines only)
Use Description LUC No of Units Depth / Unit Type Land Type LT Base Unit Neigh Neigh Neigh Infl Appraised Alt Spec J Fact Use Value Notes

Code Fact Price/Units Type	Sq. Ft.	Site	0	70.	0.75	6																
104 Two Family	9375																					

Sign: VERIFICATION OF VISIT NOT DATA	/	/	/
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EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																			
Type: 14 - Multi- TnHs		Full Bath: 2	Rating: Average	A Bath:	Rating:									WDK (112)		WDK (112)															
Sty Ht: 2 - 2 Story		3/4 Bath:	Rating:	A 3QBth:	Rating:									16	ENT 6	16	7														
(Liv) Units: 2	Total: 2	1/2 Bath:	Rating:	A HBth:	Rating:									10 (60)			1														
Foundation: 1 - Concrete		OthrFix:	Rating:	RESIDENTIAL GRID																											
Frame: 1 - Wood		OTHER FEATURES				1st Res Grid Desc: Line 1 # Units 2																									
Prime Wall: 4 - Vinyl		Kits: 2	Rating: Average	Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O															
Sec Wall:	%	A Kits:	Rating:	Other																											
Roof Struct: 1 - Gable		Frl:	Rating:	Upper																											
Roof Cover: 1 - Asphalt Shgl		WSFlue:	Rating:	Lvl 2																											
Color: BROWN						Lvl 1																									
View / Desir:						Lower																									
GENERAL INFORMATION				CONDOS INFORMATION				Totals				RMs: 10	BRs: 6	Baths: 2	HB																
Grade: C - Average		Location:																													
Year Blt: 1965	Eff Yr Blt:	Total Units:																													
Alt LUC:	Alt %:	Floor:																													
Jurisdct:	Fact: .	% Own:																													
Const Mod:		Name:																													
Lump Sum Adj:		DEPRECIATION				REMODELING				RES BREAKDOWN																					
INTERIOR INFORMATION				Phys Cond: GD - Good	18.	%	Exterior:	No Unit	RMS	BRS	FL																				
Avg Ht/FL: STD		Functional:			2		Interior:																								
Prim Int Wal 2 - Plaster		Economic:			5		Additions:																								
Sec Int Wall:	%	Special:			3		Kitchen:																								
Partition: T - Typical		Override:			10		Baths:																								
Prim Floors: 3 - Hardwood		Total:	18.6	%	6		Plumbing:																								
Sec Floors:	%						Electric:																								
Bsmnt Flr: 12 - Concrete							Heating:																								
Subfloor:							General:																								
Bsmnt Gar:		CALC SUMMARY				COMPARABLE SALES								SUB AREA				SUB AREA DETAIL													
Electric: 3 - Typical		Basic \$ / SQ: 150.00		Rate	Parcel ID	Typ	Date	Sale Price							Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten						
Insulation: 2 - Typical		Size Adj.: 0.98081279													SFL	Second Floor	1,610	144.180	232,129												
Int vs Ext:		Const Adj.: 0.98000199													BMT	Basement	1,564	43.250	67,649												
Heat Fuel: 3 - Electric		Adj \$ / SQ: 144.180													FFL	First Floor	1,564	144.180	225,497												
Heat Type: 13 - Radiant Elec		Other Features: 101500													WDK	Deck	224	10.260	2,297												
# Heat Sys: 2		Grade Factor: 1.00													ENT	ENTRY	60	25.870	1,552												
% Heated: 100	% AC:	NBHD Inf: 1.00000000													EFP	Enclos Porch	50	71.150	3,557												
Solar HW: NO	Central Vac: NO	NBHD Mod:													Net Sketched Area: 5,072 Total: 532,681																
% Com Wal	% Sprinkled	LUC Factor: 1.00													Size Ad	3174	Gross Area	5072	FinArea	3174											
				WtAv\$/SQ: 150.00		AvRate:		Ind.Val:																							
				Adj Total: 634183		Juris. Factor:		Before Depr:	144.18																						
				Depreciation: 117958		Special Features: 0		Val/Su Net:	101.77																						
				Deprecated Total: 516225		Final Total: 516200		Val/Su SzAd:	162.63																						
MOBILE HOME Make: _____ Model: _____ Serial #: _____ Year: _____ Color: _____																PARCEL ID 085.0-0006-0010.B															
SPEC FEATURES/YARD ITEMS																IMAGE															
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value														
More: N																Total Yard Items:				Total Special Features:				Total:				AssessPro Patriot Properties, Inc			